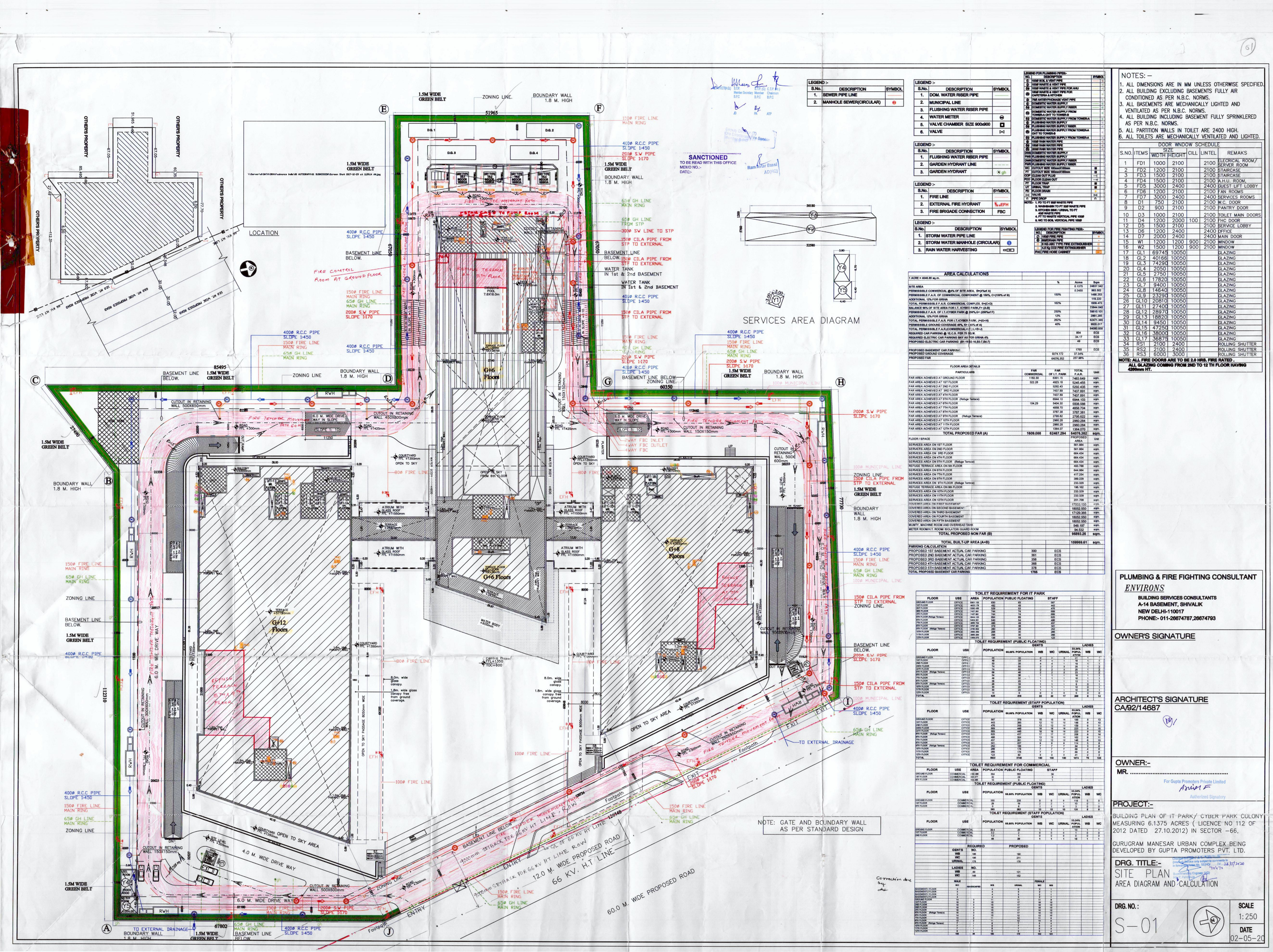

LEGEND :-		
S.No.	DESCRIPTION	SYMBOL
1.	SEWER PIPE LINE	
2.	MANHOLE SEWER(CIRCULAR)	

LEGEND :-		
S.No.	DESCRIPTION	SYMBOL
1.	DOM. WATER RISER PIPE	
2.	MUNICIPAL LINE	
3.	FLUSHING WATER RISER PIPE	
4.	WATER METER	
5.	VALVE CHAMBER SIZE 900x900	
6.	VALVE	

LEGEND :-		
S.No.	DESCRIPTION	SYMBOL
1.	FLUSHING WATER RISER PIPE	
2.	GARDEN HYDRANT LINE	
3.	GARDEN HYDRANT	

LEGEND :-		
S.No.	DESCRIPTION	SYMBOL
1.	FIRE LINE	
2.	EXTERNAL FIRE HYDRANT	EFH
3.	FIRE BRIGADE CONNECTION	FBC

LEGEND :-		
S.No.	DESCRIPTION	SYMBOL
1.	STORM WATER PIPE LINE	
2.	STORM WATER MANHOLE (CIRCULAR)	
3.	RAIN WATER HARVESTING	

SANCTIONED
TO BE READ WITH THIS OFFICE MEMO NO:-
DATE:-

LEGEND FOR PLUMBING PIPES:-		
NO.	DESCRIPTION	SYMBOL
CI	100ø SOIL & VENT PIPE	
CW	100ø WASTE & VENT PIPE	
AHU	100ø WASTE & VENT PIPE FOR AHU	
CW	100ø WASTE & VENT PIPE FOR CAFETERIA & KITCHEN	
AVP	75ø ANTISYPHONAGE VENT PIPE	
DWS	DOMESTIC WATER SUPPLY	
DWR	DOMESTIC WATER SUPPLY RISER	
DWS	DOMESTIC WATER SUPPLY FROM TOWER-A OHT TO TOWER-B	
DWS	DOMESTIC WATER SUPPLY FROM TOWER-A	
FWS	FLUSHING WATER SUPPLY	
FWR	FLUSHING WATER SUPPLY RISER	
FWS	FLUSHING WATER SUPPLY FROM TOWER-A	
FWS	FLUSHING WATER SUPPLY FROM TOWER-A OHT TO TOWER-B	
FWR	FLUSHING WATER SUPPLY FROM TOWER-A	
RW	100ø RAIN WATER PIPE	
RW	150ø RAIN WATER PIPE	
RW	200ø RAIN WATER PIPE	
OWS	DOMESTIC WATER SUPPLY	
FWS	FLUSHING WATER SUPPLY	
DWR	DOMESTIC WATER SUPPLY RISER	
FWR	FLUSHING WATER SUPPLY RISER	
WC	CUTOUT SIZE 100mmX100mm	
FT	CUTOUT SIZE 100mmX100mm	
COP	CLEAN OUT PLUG	
FCO	FLOOR CLEAN OUT	
FT	FLOOR TRAP	
UT	URINAL TRAP	
FD	FLOOR DRAIN	
	VALVE	
	PIPE DROP	

NOTE:- 1. PD TO FT 80ø WASTE PIPE
2. WHB+BASIN TO FT 32ø WASTE PIPE
3. KITCHEN SINK / URINAL TO FT 40ø WASTE PIPE
4. FT TO WASTE VERTICAL PIPE 100ø
5. WC TO 80ø VERTICAL PIPE 100ø

LEGEND FOR FIRE FIGHTING PIPES:-		
NO.	DESCRIPTION	SYMBOL
FP	150ø FIRE PIPE	
SP	SPRINKLAR PIPE	
	6.5Kg ABC TYPE FIRE EXTINGUISHER	
	4.5 Kg CO2 FIRE EXTINGUISHER	
FHC	FIRE HOSE CABINET	

AREA CALCULATIONS

1 ACRE = 4046.85 sq.m.

		%	Acres	Sqm
SITE AREA			6.1375	24837.542
PERMISSIBLE COMMERCIAL @4% OF SITE AREA. B=(4%of A)			0.2455	993.502
PERMISSIBLE F.A.R. OF COMMERCIAL COMPONENT @ 150%, C=(150% of B)		150%		1490.253
ADDITIONAL 12% FOR GRIHA				119.220
TOTAL PERMISSIBLE F.A.R. COMMERCIAL COMPLEX. E=(C+D)		162%		1609.473
BALANCE 96% OF SITE AREA FOR I.T. /CYBER PARK. F=(D-B)				23844.040
PERMISSIBLE F.A.R. OF I.T./CYBER PARK @ 250%G= (250%of F)		250%		59610.101
ADDITIONAL 12% FOR GRIHA		12%		2861.285
TOTAL PERMISSIBLE F.A.R. FOR I.T./CYBER PARK. J=(G+H)		262%		62471.385
PERMISSIBLE GROUND COVERAGE 40%, K= (40% of A)		40%		9935.017
TOTAL PERMISSIBLE F.A.R.(COMMERCIAL+I.T.) L=(E+J)				64080.858
REQUIRED CAR PARKING @ 1E.C.S. PER 75 SQ.M.			854	ECS
REQUIRED ELECTRIC CAR PARKING BAY AS PER GRIHA 4%			34.17	ECS
PROPOSED ELECTRIC CAR PARKING @81-19-92-16.83-7.84-7)			49	ECS
PROPOSED BASEMENT CAR PARKING			1765	ECS
PROPOSED GROUND COVERAGE		9274.172	37.34%	
PROPOSED FAR		64076.352	257.98%	

FLOOR AREA DETAILS

PARTICULARS	FAR COMMERCIAL	FAR OF I.T. PARK	TOTAL F.A.R.	Unit
FAR AREA ACHIEVED AT GROUND FLOOR	1182.50	6301.15	7483.649	sqm.
FAR AREA ACHIEVED AT 1ST FLOOR	322.28	4923.18	5245.455	sqm.
FAR AREA ACHIEVED AT 2ND FLOOR		5292.43	5292.435	sqm.
FAR AREA ACHIEVED AT 3RD FLOOR		7437.89	7437.891	sqm.
FAR AREA ACHIEVED AT 4TH FLOOR		7437.89	7437.891	sqm.
FAR AREA ACHIEVED AT 5TH FLOOR (Refuge Terrace)		6944.10	6944.103	sqm.
FAR AREA ACHIEVED AT 6TH FLOOR	104.29	5404.30	5508.586	sqm.
FAR AREA ACHIEVED AT 7TH FLOOR		4858.70	4858.704	sqm.
FAR AREA ACHIEVED AT 8TH FLOOR		3787.38	3787.381	sqm.
FAR AREA ACHIEVED AT 9TH FLOOR (Refuge Terrace)		2795.52	2795.522	sqm.
FAR AREA ACHIEVED AT 10TH FLOOR		2960.28	2960.284	sqm.
FAR AREA ACHIEVED AT 11TH FLOOR		2960.28	2960.284	sqm.
FAR AREA ACHIEVED AT 12TH FLOOR		1364.07	1364.070	sqm.
TOTAL PROPOSED FAR (A)	**1609.068**	**62467.294**	**64076.362**	**sqm.**

FLOOR / SPACE	PROPOSED AREA	Unit
SERVICES AREA ON 1ST FLOOR	561.984	sqm.
SERVICES AREA ON 2ND FLOOR	561.984	sqm.
SERVICES AREA ON 3RD FLOOR	664.434	sqm.
SERVICES AREA ON 4TH FLOOR	664.434	sqm.
SERVICES AREA ON 5TH FLOOR (Refuge Terrace)	664.434	sqm.
REFUGE TERRACE AREA ON 5th FLOOR	493.786	sqm.
SERVICES AREA ON 6TH FLOOR	644.984	sqm.
SERVICES AREA ON 7TH FLOOR	417.254	sqm.
SERVICES AREA ON 8TH FLOOR	389.229	sqm.
SERVICES AREA ON 9TH FLOOR (Refuge Terrace)	233.329	sqm.
REFUGE TERRACE AREA ON 9th FLOOR	196.192	sqm.
SERVICES AREA ON 10TH FLOOR	233.329	sqm.
SERVICES AREA ON 11TH FLOOR	233.329	sqm.
SERVICES AREA ON 12TH FLOOR	201.709	sqm.
COVERED AREA ON FIRST BASEMENT	17702.150	sqm.
COVERED AREA ON SECOND BASEMENT	18052.550	sqm.
COVERED AREA ON THIRD BASEMENT	17129.355	sqm.
COVERED AREA ON FOURTH BASEMENT	18052.550	sqm.
COVERED AREA ON FIFTH BASEMENT	18052.550	sqm.
MUMTY, MACHINE ROOM AND OVERHEAD TANK	548.197	sqm.
METER ROOM/I.T. ROOM/ ISOLATION GUARD ROOM	94.532	sqm.
TOTAL PROPOSED NON FAR (B)	**96893.25**	**sqm.**
TOTAL BUILT-UP AREA (A+B)	**160969.61**	**sqm.**

PARKING CALCULATION			
PROPOSED 1ST BASEMENT ACTUAL CAR PARKING	300	ECS	
PROPOSED 2ND BASEMENT ACTUAL CAR PARKING	361	ECS	
PROPOSED 3RD BASEMENT ACTUAL CAR PARKING	358	ECS	
PROPOSED 4TH BASEMENT ACTUAL CAR PARKING	368	ECS	
PROPOSED 5TH BASEMENT ACTUAL CAR PARKING	378	ECS	
TOTAL PROPOSED BASEMENT CAR PARKING	1765	ECS	

TOILET REQUIREMENT FOR IT PARK

FLOOR	USE	AREA	POPULATION	PUBLIC FLOATING	STAFF
GROUND FLOOR	OFFICE	6301.15	420	63	357
1ST FLOOR	OFFICE	4923.18	328	49	279
2ST FLOOR	OFFICE	5292.435	529	53	476
3RD FLOOR	OFFICE	7437.891	744	74	669
4TH FLOOR	OFFICE	7437.891	744	74	669
5TH FLOOR (Refuge Terrace)	OFFICE	6944.103	694	69	625
6TH FLOOR	OFFICE	5404.301	540	54	486
7TH FLOOR	OFFICE	4858.704	486	49	437
8TH FLOOR	OFFICE	3787.381	379	38	341
9TH FLOOR (Refuge Terrace)	OFFICE	2795.522	280	28	252
10TH FLOOR	OFFICE	2960.284	296	30	266
11TH FLOOR	OFFICE	2960.284	296	30	266
12TH FLOOR	OFFICE	1364.070	136	14	123

TOILET REQUIREMENT (PUBLIC FLOATING)

FLOOR	USE	POPULATION	66.66% POPULATION	GENTS WB	GENTS WC	GENTS URINAL	LADIES 33.34% POPUL ATION	LADIES WB	LADIES WC
GROUND FLOOR	OFFICE	63	42	3	3	3	21	1	1
1ST FLOOR	OFFICE	49	33	2	3	3	16	1	1
2ND FLOOR	OFFICE	53	35	4	4	4	18	1	2
3RD FLOOR	OFFICE	74	50	2	4	4	25	1	2
4TH FLOOR	OFFICE	74	50	2	4	4	25	1	2
5TH FLOOR (Refuge Terrace)	OFFICE	69	46	2	3	3	23	1	2
6TH FLOOR	OFFICE	54	36	2	3	3	18	1	1
7TH FLOOR	OFFICE	49	33	1	3	3	16	1	1
8TH FLOOR	OFFICE	38	25	1	2	2	13	1	1
9TH FLOOR (Refuge Terrace)	OFFICE	28	19	1	1	1	9	0	1
10TH FLOOR	OFFICE	30	20	1	1	1	10	0	1
11TH FLOOR	OFFICE	30	20	1	1	1	10	0	1
12TH FLOOR	OFFICE	14	9	0	1	1	5	0	0
TOTAL		625	418	23	35	35	209	9	14

TOILET REQUIREMENT (STAFF POPULATION)

FLOOR	USE	POPULATION	66.66% POPULATION	GENTS WB	GENTS WC	GENTS URINAL	LADIES 33.34% POPUL ATION	LADIES WB	LADIES WC
GROUND FLOOR	OFFICE	357	378	15	15	15	189	8	13
1ST FLOOR	OFFICE	453	360	12	12	12	146	6	10
2ND FLOOR	OFFICE	476	359	13	13	13	159	6	11
3RD FLOOR	OFFICE	669	445	18	18	18	223	9	15
4TH FLOOR	OFFICE	669	445	18	18	18	223	9	15
5TH FLOOR (Refuge Terrace)	OFFICE	625	417	17	17	17	208	9	14
6TH FLOOR	OFFICE	486	324	13	13	13	162	7	11
7TH FLOOR	OFFICE	437	291	12	12	12	146	6	10
8TH FLOOR	OFFICE	341	227	9	9	9	114	5	8
9TH FLOOR (Refuge Terrace)	OFFICE	252	168	7	7	7	84	3	6
10TH FLOOR	OFFICE	266	178	7	7	7	89	4	6
11TH FLOOR	OFFICE	266	178	7	7	7	89	4	6
12TH FLOOR	OFFICE	123	82	3	3	3	41	2	3
TOTAL		5622	3748	150	150	150	1874	79	128

TOILET REQUIREMENT FOR COMMERCIAL

FLOOR	USE	AREA	POPULATION	PUBLIC FLOATING	STAFF
GROUND FLOOR	COMMERCIAL	1182.498	304	365	59
1ST FLOOR	COMMERCIAL	322.28	29	35	6
9TH FLOOR	COMMERCIAL	104.29	8	9	1

TOILET REQUIREMENT (PUBLIC FLOATING)

FLOOR	USE	POPULATION	66.66% POPULATION	GENTS WB	GENTS WC	GENTS URINAL	LADIES 33.34% POPUL ATION	LADIES WB	LADIES WC
GROUND FLOOR	COMMERCIAL	365	243	2	3	4	118	5	5
1ST FLOOR	COMMERCIAL	35	23	0	0	0	11	0	0
9TH FLOOR	COMMERCIAL	9	6	0	0	0	3	0	0
		409	272	2	3	4	131	5	5

TOILET REQUIREMENT (STAFF POPULATION)

FLOOR	USE	POPULATION	66.66% POPULATION	GENTS WB	GENTS WC	GENTS URINAL	LADIES 33.34% POPUL ATION	LADIES WB	LADIES WC
GROUND FLOOR	COMMERCIAL	304.4	203	1	1	1	13	1	1
1ST FLOOR	COMMERCIAL	29	19	0	0	0	2	0	0
2ND FLOOR	COMMERCIAL	7.2	5	0	0	0	0	0	0
		40	27	1	1	1	15	1	1

	REQUIRED	PROPOSED
GENTS NO.		
WB	190	190
WC	190	211
URINAL	178	178
LADIES NO.		
WB	89	121
WC	149	152

MALE				FEMALE		
	WC	HANDICAPED	WB	URINAL	WC	WB
BASEMENT-1 FLOOR	3	1	4	5	2	1
BASEMENT-2 FLOOR	3	1	4	5	2	1
BASEMENT-3 FLOOR	3	1	4	5	2	1
BASEMENT-4 FLOOR	3	1	4	5	2	1
GROUND FLOOR	14	3	11	13	14	10
1ST FLOOR	12	3	10	12	12	9
2ND FLOOR	13	3	10	12	13	9
3RD FLOOR	18	3	13	17	18	13
4TH FLOOR	18	3	13	17	18	13
5TH FLOOR (Refuge Terrace)	16	3	12	16	16	12
6TH FLOOR	13	3	9	12	13	9
7TH FLOOR	12	3	9	11	12	8
8TH FLOOR	9	2	7	8	9	6
9TH FLOOR (Refuge Terrace)	7	1	5	7	7	5
10TH FLOOR	7	1	6	7	8	5
11TH FLOOR	7	1	6	7	8	5
12TH FLOOR	4	1	3	3	4	2
	189	34	140	170	187	131

NOTES: –
1. ALL DIMENSIONS ARE IN MM UNLESS OTHERWISE SPECIFIED.
2. ALL BUILDING EXCLUDING BASEMENTS FULLY AIR CONDITIONED AS PER N.B.C. NORMS.
3. ALL BASEMENTS ARE MECHANICALLY LIGHTED AND VENTILATED AS PER N.B.C. NORMS.
4. ALL BUILDING INCLUDING BASEMENT FULLY SPRINKLERED AS PER N.B.C. NORMS.
5. ALL PARTITION WALLS IN TOILET ARE 2400 HIGH.
6. ALL TOILETS ARE MECHANICALLY VENTILATED AND LIGHTED.

DOOR WNDOW SCHEDULE

S.NO.	ITEMS	SIZE WIDTH	SIZE HEIGHT	CILL	LINTEL	REMAKS
1	FD1	1000	2100		2100	ELECRICAL ROOM / SERVER ROOM
2	FD2	1200	2100		2100	STAIRCASE
3	FD3	1500	2100		2100	STAIRCASE
4	FD4	1500	2100		2100	A.H.U. ROOM.
5	FD5	3000	2400		2400	GUEST LIFT LOBBY
6	FD6	1200	2100		2100	FAN ROOMS
7	FD7	3000	2400		2400	SERVICES ROOMS
8	D1	750	2100		2100	W.C. DOOR
9	D2	900	2100		2100	PANTRY DOOR
10	D3	1000	2100		2100	TOILET MAIN DOORS
11	D4	1200	2000	100	2100	FHC DOOR
12	D5	1500	2100		2100	SERVICE LOBBY
13	D6	1200	2400		2400	OFFICE
14	D7	2000	2400		2400	MAIN DOOR
15	W1	1200	1200	900	2100	WINDOW
16	W2	1500	1200	900	2100	WINDOW
17	GL1	69745	10050			GLAZING
18	GL2	40166	10050			GLAZING
19	GL3	74290	10050			GLAZING
20	GL4	2050	10050			GLAZING
21	GL5	2750	10050			GLAZING
22	GL6	17820	10050			GLAZING
23	GL7	9400	10050			GLAZING
24	GL8	14640	10050			GLAZING
25	GL9	23290	10050			GLAZING
26	GL10	20810	10050			GLAZING
27	GL11	27400	10050			GLAZING
28	GL12	28970	10050			GLAZING
29	GL13	18820	10050			GLAZING
30	GL14	9450	10050			GLAZING
31	GL15	47250	10050			GLAZING
32	GL16	38000	10050			GLAZING
33	GL17	36875	10050			GLAZING
34	RS1	2100	2400			ROLLING SHUTTER
35	RS2	2100	2400			ROLLING SHUTTER
36	RS3	6000	3000			ROLLING SHUTTER

NOTE: ALL FIRE DOORS ARE TO BE 2.0 HRS. FIRE RATED.
ALL GLAZING COMING FROM 2ND TO 12 TH FLOOR HAVING 4200mm HT.

PLUMBING & FIRE FIGHTING CONSULTANT
ENVIRONS
BUILDING SERVICES CONSULTANTS
A-14 BASEMENT, SHIVALIK
NEW DELHI-110017
PHONE:- 011-26674787,26674793

OWNER'S SIGNATURE

ARCHITECT'S SIGNATURE
CA/92/14687

OWNER:-
MR. .....
For Gupta Promoters Private Limited
Authorized Signatory

PROJECT:-
BUILDING PLAN OF IT PARK/ CYBER PARK COLONY MEASURING 6.1375 ACRES (LICENCE NO 112 OF 2012 DATED 27.10.2012) IN SECTOR –66,
GURUGRAM MANESAR URBAN COMPLEX BEING DEVELOPED BY GUPTA PROMOTERS PVT. LTD.

DRG. TITLE:-
SITE PLAN
AREA DIAGRAM AND CALCULATION

Drawing approved subject to compliance of Building Bye Laws, Provisions of Fire Services only subject to comments in this office letter No. SEC/HQ/ ... dated 28/5/2020
Superintending Engineer (HQ)
Town & Country Planning Department, Haryana, Chandigarh

DRG. NO.: S-01
SCALE 1:250
DATE 02-05-20